

NO. 21,960 Equity

## ACKNOWLEDGMENT OF PURCHASE

**ASSIGNEE'S SALE**

By virtue of the power of sale contained in a mortgage made the 30th day of August, 1963, by Henry A. Penner and Margie Mary Penner, his wife, to Lee D. Kefauver and Margaret M. Kefauver, his wife, recorded in Liber 681, Folio 104, one of the Land Records of Frederick County, Maryland, and assigned unto Mortgage Investments of Frederick, Inc., Frederick, Maryland, and thereafter assigned unto Seymour B. Stern, for the purpose of foreclosure, default having occurred in said mortgage and said mortgage authorizing the sale of the mortgaged premises in the event of default, and, continuing thereunder, the undersigned will offer for sale, at public auction, at the Court House door, in Frederick, Maryland, on

**WEDNESDAY, MAY 8, 1968**

AT 11:00 O'CLOCK A.M., THE FOLLOWING:

All that lot of land having a frontage of 15 feet, 6 inches on the North side of West Third Street, Frederick City, Frederick County, Maryland, and extending back in a Northerly direction 190 feet, more or less; being also known as 109 WEST THIRD STREET, FREDERICK, MARYLAND. Being the same real estate conveyed by deed dated August 30, 1963, from Lee D. Kefauver and Margaret M. Kefauver, his wife, unto Henry A. Penner and Margie Mary Penner, his wife, recorded in Liber 680, folio 279, one of the Land Records of Frederick County, Maryland.

TOGETHER with the improvements thereon, and all the rights, ways, waters, easements, privileges and appurtenances thereunto belonging or in anywise appertaining. The improvements consist of a three-story brick dwelling CONVERTED INTO THREE APARTMENTS, first floor containing four rooms and bath, second floor containing five rooms and bath, and third floor containing three rooms and bath; building contains oil-fired steam heat, and there is a two-car concrete block garage.

This property is to be sold subject to a first mortgage in favor of the Farmers and Mechanics National Bank, the balance of which shall be announced at date of sale.

TERMS OF SALE: CASH. A deposit of 10% required at the time of sale; balance upon ratification of the sale by the Circuit Court for Frederick County, Maryland. Taxes and all other public charges, if any, to be adjusted to date of sale. All costs of transfer to be at the expense of the purchaser or purchasers, including the costs of deed.

**SEYMOUR B. STERN, Assignee**

PEYTON PAUL PHILLIPS and  
ROSENSTOCK & McSHERRY  
Solicitors for Assignee  
NULL AND NULL, Auctioneers

WITNESS:

I. Mary Staley  
I. Mary Staley  
D. Null  
AUCTIONEER  
D. Null

I (we) do hereby acknowledge that

I (we) have purchased the real estate described in the advertisement attached hereto, at and for

the sum of Nineteen Thousand

Seven Hundred

Dollars (\$19,700<sup>00</sup>), the sum of

Nineteen hundred

Seventy Dollars

(\$1970<sup>00</sup>) having been paid this date, and the balance of \_\_\_\_\_

Dollars (\$) being due and payable at the time of final settlement; and I (we) do further covenant and agree that I (we) will comply with the terms of sale as expressed in the advertisement attached hereto. WITNESS my (our) hand(s) and seal(s) this \_\_\_\_\_ day of May, 1968.

\_\_\_\_\_  
(SEAL)  
James McSherry  
PURCHASERS  
James McSherry

Filed May 15, 1968